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0012.0

Map

Block

Lot

1 of 1
CARDCondominium
ARLINGTON

APPRaised:

Total Card / Total Parcel

238,500 / 238,500

USE VALUE:

238,500 / 238,500

ASSESSED:

238,500 / 238,500


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
5		OLD COLONY LN, ARLINGTON

OWNERSHIP

Unit #: 12

Owner 1: OLD COLONY REALTY PARTNERS LLC

Owner 2:

Owner 3:

Street 1: 60 PLEASANT ST #G12

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: N

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: CARR DAVID W/EXECUTOR -

Owner 2: ESTATE OF DAVID P WILFERT -

Street 1: 4 NEWMAN WAY

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1965, having primarily Brick Exterior and 605 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6039																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	238,500			238,500		150320
							GIS Ref
							GIS Ref
							Insp Date
							10/10/17

Source: Market Adj Cost Total Value per SQ unit /Card: 394.21 /Parcel: 394.21

Entered Lot Size Total Land: Land Unit Type:

!4711!

PRINT

Date: 12/30/21 Time: 01:00:24

LAST REV

Date: 04/26/18 Time: 11:44:25

mmcmakin

4711

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

SALES INFORMATION**TAX DISTRICT****PAT ACCT.**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CARR DAVID W/EX	61727-310		5/2/2013	Mult Lots	20,035,000	No	No		
WILFERT DAVID P	61727-289		5/2/2013	Mult Lots	99	No	No		
	20896-277		12/1/1990		275,000	No	No	L	

BUILDING PERMITS**ACTIVITY INFORMATION**

Date	Result	By	Name
10/10/2017	Measured	DGM	D Mann
5/6/2000		197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA _____

